# \$899,000 - 268 Beaverglen Close, Fort McMurray

MLS® #A2210302

## \$899,000

3 Bedroom, 3.00 Bathroom, 2,335 sqft Residential on 0.16 Acres

Beacon Hill, Fort McMurray, Alberta

Welcome to 268 Beaverglen Close: Currently under construction and set for completion in October 2025, this stunning luxury home will offer all the high-end finishes and quality craftsmanship you've come to expect from local builder KUTA Homes.

Spanning an impressive 2,335 sq/ft above grade, the thoughtfully designed layout features a spacious open-concept floor plan, soaring ceilings, and designer finishes throughout. Expect high-end cabinetry and premium countertops in both the kitchen and bathrooms, all crafted with modern aesthetics and function in mind.

The oversized triple car garage provides ample space for vehicles and storage, while included upgrades such as a garage heater, central air conditioning, broom-finished concrete driveway, and front landscaping with final grade ensure comfort and convenience from the moment you move in.

This home will also be backed by the 10-Year Alberta New Home Warranty for added peace of mind. A rare opportunity to own a brand-new luxury home in Fort McMurray—don't miss your chance to make it yours.

Photos are renderings only. See supplements for additional details.







Built in 2025

#### **Essential Information**

MLS® # A2210302 Price \$899,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2

Half Baths 1

Square Footage 2,335
Acres 0.16
Year Built 2025

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

## **Community Information**

Address 268 Beaverglen Close

Subdivision Beacon Hill
City Fort McMurray
County Wood Buffalo

Province Alberta
Postal Code T9H 2R4

#### **Amenities**

Parking Spaces 6

Parking Driveway, Front Drive, Garage Faces Front, Heated Garage, Parking

Pad, Triple Garage Attached, Garage Door Opener

# of Garages 3

#### Interior

Interior Features Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No

Animal Home, No Smoking Home, Open Floorplan, Quartz Counters,

Vinyl Windows, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Garage Control(s), Microwave,

Refrigerator, Stove(s), Washer/Dryer

Heating Forced Air Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Electric

Has Basement Yes

Basement Exterior Entry, Full, Unfinished

### **Exterior**

Exterior Features Lighting

Lot Description Back Yard, Front Yard

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Poured Concrete

## **Additional Information**

Date Listed May 27th, 2025

Days on Market 161 Zoning R1

## **Listing Details**

Listing Office The Agency North Central Alberta

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